

**JERSEY CITY BOARD OF ADJUSTMENT
PUBLIC NOTICE/LEGAL AD**

Please be advised the following items will be heard at the next Regular Meeting of the Jersey City Board of Adjustment, scheduled for **Thursday, August 21, 2014 at 6:30 p.m.**, in the **Council Chambers, 280 Grove Street, Second Floor, Jersey City, NJ**

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence
6. Old Business:
7. Case: Z14-018
Applicant: 345 Central Ave., LLC
Address: 345 Central Avenue
Attorney: Charles J. Harrington, III, Esq
Block: 2802 Lot: 28
Zone: R-1 One and Two Family Housing District and NC Neighborhood Commercial
For: Expand a two story building to create a four story building with 2 ground floor commercial units and 5 on-site parking spaces in the rear on the portion of the lot that is within the R-1 zone
“d” Variance: Use, Height
“c” Variance: Rear Yard Setback, Parking
Adjourned to September 18, 2014 meeting
8. Case: Z14-003
Applicant: Jacob V. Hudnut
Address: 342.5 5th Street
Attorney: Jacob V. Hudnut, Esq
Block: 9905 Lot: 33
Zone: R-1 One and Two Family Housing District
For: Construction of a 3-story single family house on an undersized lot
“d” Variance: Height
“c” Variance: Maximum building coverage, Minimum rear yard setback, Lot area, Lot width, Lot depth, Minimum floor to ceiling height
9. Case: Z14-023 **Bifurcated Variance Application**
Applicant: John Fio Rito
Address: 361-377 Newark Avenue
Attorney: Eugene O’Connell, Esq
Block: 10901 Lot: 127
Zone: NC – Neighborhood Commercial District
For: Bifurcated variance application to allow residential on the ground floor and provide 19 at grade parking spaces
“d” Variance: Residential on the ground floor
“c” Variance: Parking

10. MEMORIALIZATION OF RESOLUTIONS

11. Executive Session, as needed, to discuss litigation, personnel, or other matters.

Kate Donnelly, BOARD OF ADJUSTMENT CHAIRPERSON